



31 Hilltop Road, Dronfield, S18 1UJ



31 Hilltop Road

Offers Over

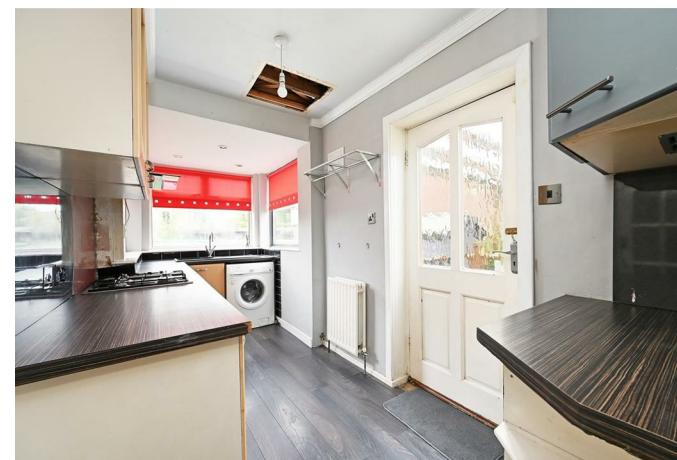
£265,000

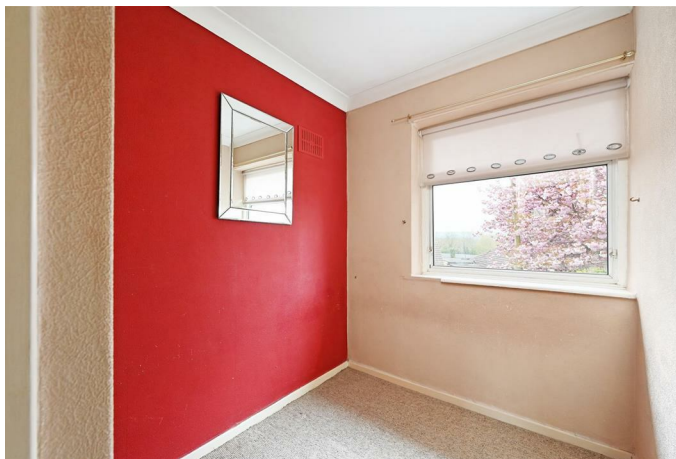
Sensibly priced reflecting the need for some general updating, this three bedroomed semi detached house offers a fantastic opportunity for those looking to create their dream home, with plenty of scope to improve and even the possibility to extend, subject to usual consents.

One of the standout features of this property is its gardens to three sides, providing ample outdoor space for relaxation, gardening, or entertaining guests. With gas central heating and double glazing, you can rest assured that this home offers both comfort and energy efficiency.

Located in a desirable area close to the golf course and within a short distance of countryside walks, this property is perfect for those seeking a peaceful retreat while still being within easy reach of local amenities and transport links. Don't miss out on the chance to make this house your own and turn it into the perfect place to call home.

- Popular and sought after residential location
- No upward chain
- Gardens to three sides
- Potential to extend subject to consents
- Three bedrooms
- Off road parking
- Scope to improve
- Gas central heating and double glazing
- Council Tax Band: C
- EPC: C





31 HILLTOP ROAD

APPROXIMATE GROSS INTERNAL AREA = 80.1 SQ M / 862 SQ FT

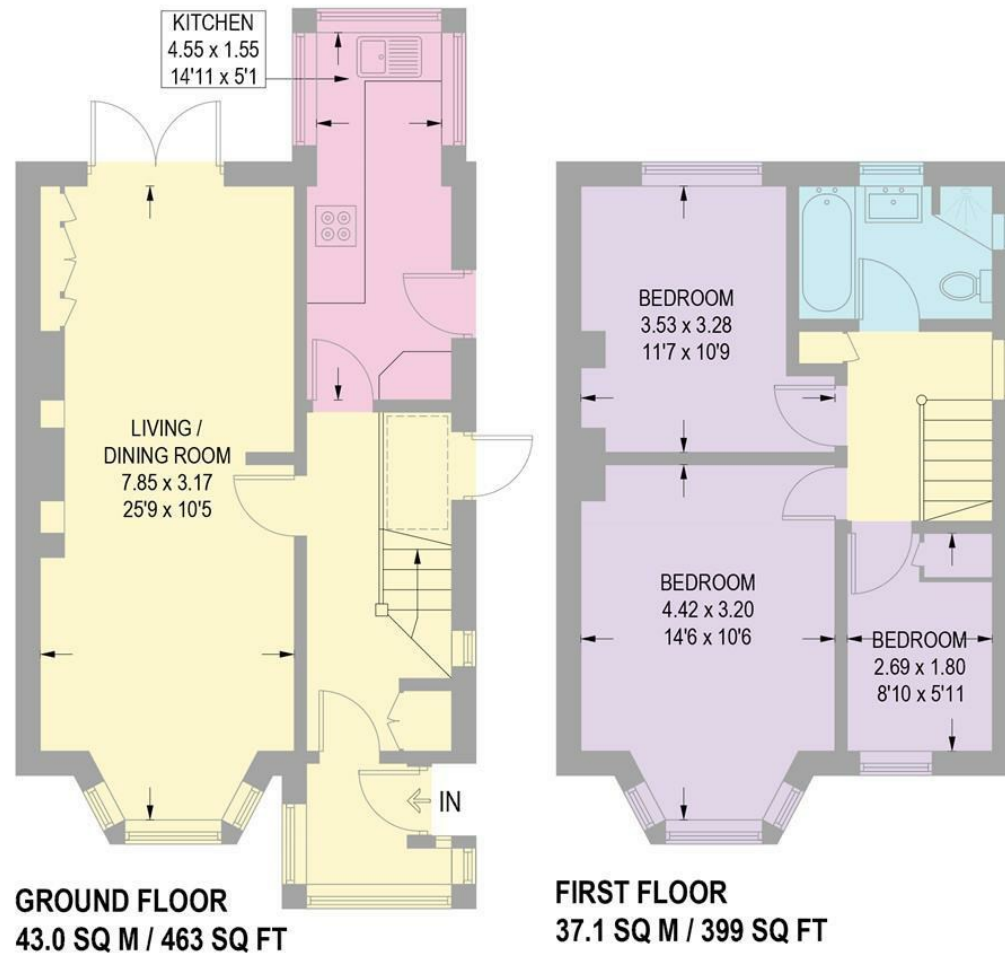


Illustration for identification purposes only,
measurements are approximate, not to scale.

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. *A Life Assurance policy may be requested.* *Written Quotations of credit terms available on request.*

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